

UNIT 5

features + finishes

ONE-OF-A-KIND EXTERIORS

- 1 Striking contemporary exterior featuring black vinyl and stone siding, with beautiful extra-large modern detailed windows throughout
- 2 Exposed aggregate driveway with landscaping, sod & sprinkler system
- 3 Rear deck with aluminum railings and privacy glass
- 4 Maintenance free living- grass & snow removal
- 5 Double car garage

MODERN LUXURY INTERIORS

- 6 9' ceilings throughout, with 8' doors on main level
- 7 6" engineered hardwood flooring extending seamlessly from the Great Room to the bedrooms and Foyer, with upgrades in place for added elegance.
- 8 Stunning 42" electric fireplace with designer grooved panels
- 9 Contemporary Silvergate baseboards
- 10 Schlage "Latitude" levers with Century backplate



- 11 Main level laundry with, Bristol undermount stainless steel single bowl sink, cabinetry, quartz counter top, and matte black Moen Align single handle pull-down faucet
- 12 Cozy carpet treaded stairs with matte black spindles
- 13 Aria tile and hardwood vents throughout
- 14 Cold Room with sump pump in basement
- 15 Central Vacuum Rough-in

- 20 Kindred single bowl stainless steel undermount sink with matte black Moen "Align" pull-down faucet
- 21 Fisher & Paykel appliance package- gas stove, dishwasher, microwave, French door fridge
- 22 LG washer and dryer included
- 23 USB in island
- 24 Gas line included
- 25 Waterline included

SLEEK GOURMET KITCHENS

- 16 Custom kitchen including; cabinetry to ceiling, pots & pan drawers, pull outs, spice rack, pantry cabinets with stainless steel hood fan
- 17 Soft close doors and full extension drawers
- 18 Extra-large eat-in island with quartz countertop and luxurious waterfall ends
- 19 Designer vertical stacked tile backsplash to underside of hood fan



SPA INSPIRED BATHROOMS

- 26** Luxe glass and tile walk-in shower with matte black Moen Rizon hand shower on slide bar with built in 12" x 24" niche
- 27** Spacious double vanity with quartz counter top and American Standard "Studio" undermount sinks throughout
- 28** Right height toilets in Ensuite & Main Bath
- 29** Moen Rizon faucet in matte black in Ensuite
- 30** Upgraded floating vanity in Ensuite with 12" x 24" tile throughout
- 31** Tile to ceiling over tub in Ensuite



- 32** Upgraded 12" x 24" floor tile with upgrade brush gold plumbing accessories in Main Bath
- 33** Moen single handle faucet in brushed gold in Main Bath with quartz counter top
- 34** Custom floating vanity mirrors
- 35** Matte black accessories in Ensuite
- 36** Gold accessories in Main Bath

GO-GREEN FRIENDLY

- 37** Energy Star certified home
- 38** Low E argon glass windows
- 39** High-efficiency air conditioning unit
- 40** Programmable thermostat

- 41** High-efficiency gas hot water heater (Reliance)
- 42** Spray foam around all windows and doors
- 43** R22 batt insulation in exterior windows
- 44** ERV unit included

ELECTRICAL & SMART HOME

- 45** Designer light fixtures
- 46** 15 LED Pot lights throughout
- 47** 2 LED Shower Pot Lights
- 48** Good night switches in Master Bedroom
- 49** Exterior pot lights as per plan
- 50** TV height outlet in Great Room
- 51** Roughed in security system



UNIT 5 | 1428 SQFT | 205 ST. DAVID'S ROAD, THOROLD
DOUBLE CAR GARAGE BUNGALOW TOWNHOME END UNIT

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